

076.0

0001

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

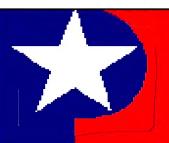
801,800 / 801,800

USE VALUE:

801,800 / 801,800

ASSESSED:

801,800 / 801,800


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
39		COLLEGE AVE, ARLINGTON

**OWNERSHIP**

Owner 1:	MCCALLUM DOUGLAS E	Unit #:	
Owner 2:	HEIDERMAN LISA		
Owner 3:			

Street 1: 39 COLLEGE AVE

Street 2:

Twn/City: ARLINGTON

St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02474		Type:		

**PREVIOUS OWNER**

Owner 1:	JEFFERSON JOHN L & MARTHA -
Owner 2:	TRUSTEES/J & M JEFFERSON TR -

Street 1: 18B PILGRIM DR

Twn/City: WESTFORD

St/Prov:	MA	Cntry:	
Postal:	01886		

**NARRATIVE DESCRIPTION**

This parcel contains 10,125 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1955, having primarily Brick Veneer Exterior and 2326 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		10125		Sq. Ft.	Site		0	70.	0.71	12									506,629						506,600	

**IN PROCESS APPRAISAL SUMMARY**

Legal Description										User Acct
										47862
										GIS Ref
										GIS Ref
										Insp Date
										11/07/18

!6311!

**USER DEFINED**

Prior Id # 1:	47862
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/10/20	21:06:13
PRINT	
LAST REV	
CivilDistrict:	
Ratio:	

**PREVIOUS ASSESSMENT**

Parcel ID 076.0-0001-0002.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	295,000	0	10,125.	506,600	801,600	801,600	Year End Roll	12/18/2019
2019	101	FV	236,600	0	10,125.	470,400	707,000	707,000	Year End Roll	1/3/2019
2018	101	FV	236,600	0	10,125.	470,400	707,000	707,000	Year End Roll	12/20/2017
2017	101	FV	236,600	0	10,125.	412,500	649,100	649,100	Year End Roll	1/3/2017
2016	101	FV	236,600	0	10,125.	376,300	612,900	612,900	Year End	1/4/2016
2015	101	FV	235,400	0	10,125.	332,900	568,300	568,300	Year End Roll	12/11/2014
2014	101	FV	235,400	0	10,125.	314,800	550,200	550,200	Year End Roll	12/16/2013
2013	101	FV	235,400	0	10,125.	299,600	535,000	535,000		12/13/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
JEFFERSON JOHN	74585-13	1	4/30/2020		902,000	No	No		
JEFFERSON JOHN	30463-534		7/27/1999	Convenience		1	No	No	
	11757-262		10/24/1969		34,100	No	No	N	

**BUILDING PERMITS**

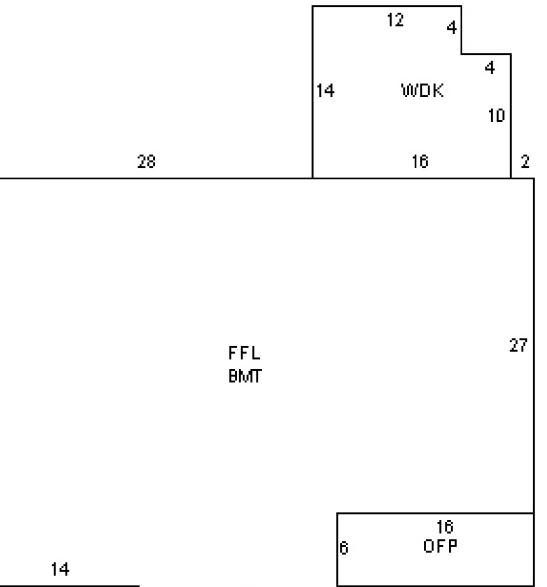
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/22/2015	1621	Manual	7,500					
4/27/2004	294	Re-Roof	6,900					

**ACTIVITY INFORMATION**

Date	Result	By	Name
7/16/2019	Mail Update	JO	Jenny O
11/7/2018	MEAS&NOTICE	BS	Barbara S
12/15/2008	Meas/Inspect	294	PATRIOT
3/10/2005	Permit Visit	BR	B Rossignol
10/13/1999	Meas/Inspect	266	PATRIOT
7/27/1993		AJS	

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>											
Type: 19 - Ranch				Full Bath: 1	Rating: Average			A Bath:	Rating:														
Sty Ht: 1 - 1 Story				3/4 Bath: 1	Rating: Average																		
(Liv) Units: 1	Total: 1			A 3QBth:	Rating:																		
Foundation: 1 - Concrete				1/2 Bath:	Rating:																		
Frame: 1 - Wood				A HBth:	Rating:																		
Prime Wall: 8 - Brick Veneer				OthrFix:	Rating:																		
Sec Wall: 4 - Vinyl	5%																						
Roof Struct: 1 - Gable																							
Roof Cover: 1 - Asphalt Shgl																							
Color: BRICK																							
View / Desir:																							
<b>GENERAL INFORMATION</b>				<b>OTHER FEATURES</b>				<b>RESIDENTIAL GRID</b>															
Grade: C - Average				Kits: 1	Rating: Average			1st Res Grid	Desc: Line 1	# Units: 1													
Year Blt: 1955	Eff Yr Blt:			A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O														
Alt LUC:		Alt %:		Fpl: 1	Rating: Average			Other															
Jurisdict:		Fact: .		WSFlue:	Rating:			Upper															
Const Mod:								Lvl 2															
Lump Sum Adj:								Lvl 1															
<b>INTERIOR INFORMATION</b>				<b>CONDOS INFORMATION</b>																			
Avg Ht/FL: STD				Location:				Totals	RMs: 6	BRs: 3	Baths: 1	HB											
Prim Int Wall: 1 - Drywall				Total Units:																			
Sec Int Wall:		%		Floor:																			
Partition: T - Typical				% Own:																			
Prim Floors: 3 - Hardwood				Name:																			
Sec Floors: 6 - Ceramic Tile	25%																						
Bsmnt Flr: 4 - Carpet																							
Subfloor:																							
Bsmnt Gar: 1																							
Electric: 3 - Typical																							
Insulation: 2 - Typical																							
Int vs Ext: S																							
Heat Fuel: 2 - Gas																							
Heat Type: 3 - Forced H/W																							
# Heat Sys: 1																							
% Heated: 100		% AC: 100																					
Solar HW: NO		Central Vac: NO																					
% Com Wall		% Sprinkled:																					
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:											
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 076.0-0001-0002.0												<b>IMAGE</b>							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value						
More: N	Total Yard Items:				Total Special Features:				Total:														



**AssessPro Patriot Properties, Inc.**

